



Loporto Browne
— RESIDENTIAL —

Prince Of Wales Road, Chalk Farm, NW5

£1,560PCM (Deposit: £1,800)

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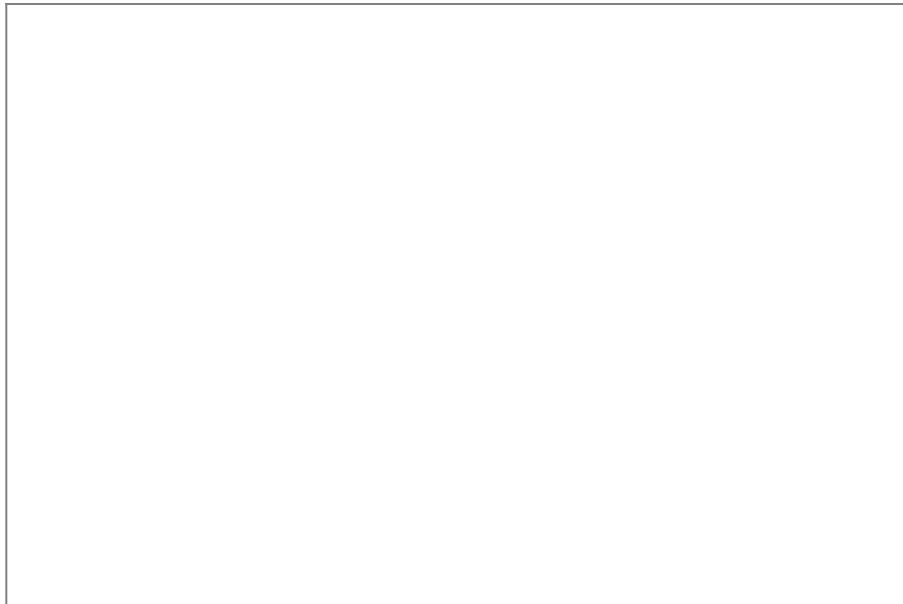


- Bright and sunny studio
- Fantastic location
- Moments away from Chalk farm
- Excellent transport links
- Modern fully equipped kitchen and bathroom
- A stroll away from Belsize Park, Kentish Town and Camden
- Walking distance to Primrose Hill and Parliament Hill
- Nearby cafes and restaurants

Tax Band: B Furnished: Furnished

A very bright and sunny studio located on the second floor of a small block situated on a Prince of Wales Rd, moments away from Chalk Farm station and also close to Belsize Park, Kentish Town and Camden. Modern Bathroom and kitchen with many transport links available. Fantastic location for transport and access into central in London.

Fantastic location within close walking distance to Chalk Farm station and also Primrose Hill, Belsize Park, Camden and Kentish Town. Excellent transport links. Walking distance to Primrose Hill and Parliament Hill and all the show and cafes and restaurants of the wonderful surrounding areas.



Energy performance certificate (EPC)

Flat 15 Wagon 170 Prince Of Wales Road LONDON NW6 3QL	Energy rating C	Valid until 15 November 2032 Certificate number: 9449-2850-2200-4192-2204
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Property type: Mid-floor flat
Total floor area: 42 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](https://www.gov.uk/guidance/minimum-energy-efficiency-standards-for-landlords) <https://www.gov.uk/guidance/minimum-energy-efficiency-standards-for-landlords>.

Energy efficiency rating for this property

This property's current energy rating is C. It has the potential to be C.

[See how to improve this property's energy performance.](#)

The graph shows this property's current and potential energy efficiency.

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher the number the lower your fuel bills are likely to be.

For properties in England and Wales:
the average energy rating is D
the average energy score is 60

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	←	←
55-68	D		
39-54	E		
21-38	F		
1-20	G		